

AGENDA

HOLLISTER PLANNING COMMISSION
ANYONE WISHING TO ADDRESS THE PLANNING
COMMISSION PLEASE STEP FORWARD AND STATE YOUR
NAME AND ADDRESS TO THE SECRETARY

Persons who wish to speak on matters set for Public Hearing will be heard when the presiding officer calls for comments from those persons who are in support of/or in opposition hereto. After persons have spoken, the hearing is closed and brought to Commission level for discussion and action. There is no further comment permitted from the audience unless requested by the Chairman.

DATE: THURSDAY OCTOBER 22, 2009 TIME: 6:00 P.M. CITY HALL 375 FIFTH ST

CALL TO ORDER

VERIFICATION OF AGENDA POSTING

PLEDGE OF ALLEGIANCE

ROLL CALL: Commissioners: Chris Alvarez, David Huboi, Charles Scott, Helen Ross and Gabriel Torres

APPROVAL OF MINUTES: None Submitted

COMMUNICATIONS FROM THE PUBLIC ON ITEMS NOT LISTED ON THE AGENDA: This is the time for anyone in the audience to speak on any item not on the agenda and within the subject matter jurisdiction of the Planning Commission. When the Planning Commission calls your name, please come to the podium, state your name and address for the record, and speak to the Commission. Each speaker will be limited to 2 minutes. Please note that state law prohibits the Planning Commission from discussing or taking action on any item not on the agenda

CONSENT CALENDAR: None

All matters listed under the Consent Calendar will be enacted by one motion authorizing the actions designated in the staff report. There will be no separate discussion for these items unless requested by a member of the Commission, staff, or the public.

PUBLIC HEARINGS:

1. Site and Architectural Review No. 2009-10 – Filed by Marcus Building Systems/Ray Pelland requesting approval to construct a 1,800 square foot addition to an existing structure located in an M-1 (Light Industrial) Zoning District. Said property is located at 1500 Shelton Drive; being more specifically described as Assessor's Parcel No. 51-161-12 — CEQA: Categorically Exempt

2. Miscellaneous Zoning Ordinance Amendments - Filed by City of Hollister requesting amendments to Chapter 17, "Zoning Code" of the City of Hollister Municipal Code for the addition of a new R4-20 High Density Multifamily Residential zoning district, amendments to mixed use residential development and multi-family residential parking standards, amendments to standards for manufactured/mobile homes and emergency shelters to comply with state law, minor amendments to standards for temporary banners,

wall signs, sign area calculation, patio covers, street trees, retaining walls, flood hazard overlay standards and timelines for administrative and administrative permit reviews and approval of site and architectural reviews and miscellaneous corrections and clarifications. CEQA: Mitigated Negative Declaration.

NEW BUSINESS: None

OLD BUSINESS: None

PLANNING DEPARTMENT REPORTS: None

CITY ATTORNEY REPORTS:

PLANNING COMMISSION REPORTS:

ADJOURNMENT

NEXT REGULAR MEETING: Thursday, November 19, 2009

Materials related to an item on this Agenda submitted to the Commission after distribution of the agenda packet are available for public inspection in the City Clerk's office at City Hall, 375 Fifth Street, Hollister and the Development Services Department, Monday through Thursday, 8:00 am to noon, 1:00 pm to 5 pm (offices closed between 12:00 and 1:00 p.m.)

Such documents are also available on the City of Hollister website at www.hollister.ca.gov subject to staff's ability to post the documents before the meeting.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at (831) 636-4304. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. [28 CFR 35.102-35.104 ADA Title II].

NOTICE

Appeal Notice: Any person aggrieved by the decision of the Planning Commission may appeal the decision within fifteen (15) calendar days to the City Council. The notice of appeal must be in writing and shall set forth specifically wherein the Planning Commission's decision was inappropriate or unjustified. Appeal forms are available at the City Community Development Department and the City Clerk's office and may be obtained at the Planning Commission meeting. Appeals to the City Council shall be submitted to the City Clerk as prescribed by Zoning Ordinance, Section 17.56.